

Under Contract



13, 120 Duffield Road, Kallangur

ALL AROUND REALTY



BEAUTIFUL TOWNHOUSE IN VERY CENTRAL LOCATION

Narelle Cordaro from All Around Realty is proud to present to market this well cared for 3 bed, 2 1/2 bathroom townhouse located in a quiet yet prime position in Kallangur, with a pool and gym in this complex, townhouse living combined with tranquil, relaxed lifestyle living.

Welcome to Unit 13/120 Duffield Road Kallangur, one of the few townhouses in this gated complex that also offers additional parking with a driveway outside the single garage.

This light bright and inviting unit is just ideal for those buyers looking for their first home, investment property or easy-care downsizer.

The townhouse is surprisingly spacious, with extra high ceilings, great size living and dining with air conditioning stylish and functional kitchen with ample storage, dishwasher and quality electrical appliances. Three good size bedrooms all with built in robes and fans, ensuite and dedicated laundry and large main bathroom, offers everything you need.

The extra-large outdoor alfresco area, it is the perfect spot for that morning cuppa or entertaining with friends.

3 3 2

Price

Offers Over
\$339,000.00

Property Type

Residential

Property ID 226

Land Area 131 m2

Agent Details

Narelle Cordaro - 0466 683 684

Office Details

All Around Realty Pty Ltd
0466 683 684



FEATURES WE WILL LOVE

- Immaculately presented modern 3-bedroom townhouse
 - Air-conditioning
 - Expansive kitchen with dishwasher and ample bench and storage space
 - Large open plan living
 - High ceilings
 - Secure single lock up garage with internal door access
 - One of the few townhouses that has additional parking for a second car
 - Rear alfresco area on the lower level to entertain family and friends in privacy
 - 3rd Toilet on the lower level
 - Master suite with built in robe, ensuite and air conditioning
 - 2 additional Bedrooms with built in robes and ceiling fans
 - Lovely main bathroom, with bath, good size shower
 - 2 Additional toilets on the upper level
 - Dedicated internal laundry
 - Located in a quiet and well-maintained gated community
 - Onsite inground pool and gym
 - Ideal low maintenance investment property
 - Close to schools, public transport, leisure facilities and major shopping
 - On-site manager
- Potential to achieve approx \$375/\$380 per week in rental income for this property

Walking distance to shopping, public transport, schools, day care centres and medical centres and only a short drive to the new USC University in Petrie, North Lakes Westfield Shopping Centre, IKEA, Cost Co and the Bruce Highway for access to the airport and the Sunshine Coast or Redcliffe.

This townhouse is certainly worthy of an inspection, and you will need to act fast to secure this fantastic opportunity. To find out more or to arrange inspection, please contact Narelle Cordaro on 0466 683 684.

Body Corporate Charges approx. \$3664.28 per annum

*** This property is tenanted and will require 24 hour's notice for inspections.

NOTE: While preparing this information we have relied in good faith on information provided to us by others and have made every reasonable effort to ensure that this information is correct. The accuracy of the information provided to you (whether written or verbal) cannot be 100% guaranteed. If you are considering this property, are to make all enquiries necessary and seek independent advice with respect to any property advertised or the information provided to you.

The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We

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